

SHORT PLAT NO. KIRKLAND, WASHINGTON

APPROVALS:

Examined, Reviewed and Approved by the City of Kirkland

pursuant to the Short Plat Subdivision Provisions of Title

22 (Land Subdivision), Kirkland Municipal Code, This _____, 2016

DEDICATION

(R.C.W. 58.17.165)

KNOW ALL PEOPLE BY THESE PRESENTS that we, the undersigned owners of interest in the land hereby short subdivided, hereby declare this short plat to be the graphic representation of the short subdivision made hereby, and do hereby dedicate to the use of the public forever all streets and avenues not shown as private hereon and dedicate the use thereof for all public purposes not inconsistent with the use thereof for public highway purposes, and also the right to make all necessary slopes for cuts and fills upon the lots shown thereon in the original reasonable grading of said streets and avenues, and further dedicate to the use of the public all the easements and tracts shown on this short plat for all public purposes as indicated thereon, including but not limited to parks, open space, utilities and drainage unless such easements or tracts are specifically identified on this short plat as being dedicated or conveyed to a person or entity other than the public, in which case we do hereby dedicate such streets, easements, or tracts to the person or entity identified and for the purpose stated.

Further, the undersigned owners of the land hereby short subdivided waive for themselves, their heirs and assigns and any person or entity deriving title from the undersigned, any and all claims from damages against The City of Kirkland, its successors and assigns which may be occasioned by the establishment, construction, or maintenance of roads and/or drainage systems within this short subdivision other than claims resulting from inadequate maintenance by the City of Kirkland.

Further, the undersigned owners of the land hereby short subdivided agree for themselves, their heirs and assigns to indemnify and hold The City of Kirkland, its successors and assigns, harmless from any damage, including any costs of defense, claimed by persons within or without this short subdivision to have been caused by alterations of the ground surface, vegetation, drainage, or surface or subsurface water flows within this short subdivision or by establishment, construction or maintenance of the roads within this short subdivision. Provided, this waiver and indemnification shall not be construed as releasing The City of Kirkland, its successors or assigns, from liability for damages, including the cost of defense, resulting in whole or in part from the negligence of The City of Kirkland, its successors, or assigns.

This subdivision, dedication, waiver of claims and agreement to

hold harmless is made with the free consent and in accordance with the desires of said owners.
IN WITNESS WHEREOF we set our hands and seals.
Nebil Dikmen, Manager
ACKNOWLEDGMENTS
State of Washington
County of
On this day of, 20, personally appeared to me known to be the of the corporation that executed foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mention, and on oath stated that he/she was duly authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation. Witness my hand and official seal hereto affixed the day and year first above written
All Dalls is and for the Challengt Westington
Notary Public in and for the State of Washington

My Appointment Expires

RECORDER'S CERTIFICATE

Mgr.

filed for record this......day of......,20.....at.....M

in book......of......at page......at the request of

Supt. of Records

CONCRETE MON IN CASE (5/14)N.E. 60TH ST

SET 1/2" REBAR

N - 244166.917 E - 1302091.526

FOUND NAIL IN

AND CAP #38992

REBAR AND CAP

EASEMENT

EXISTING FENCE -

CITY OF KIRKLAND MON #15

PROPOSED 15' PRIVATE

ACCESS AND UTILITIES

TL 264950-0090

,20"W 2378.76' 20070102900024

NO1*43" PER ROS

STREE

AKE

200

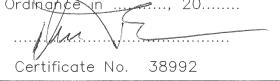
02.

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S88°20'37"E

LAND SURVEYOR'S CEF	۲۲	TI	-	IC	A	TE
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This Short Plat correctly represents a survey made by me or under my direction in conformance with the requirements of the appropriate State and County



TOUMA ENGINEERS AND SURVEYORS, PLLC

75.00

LOT 2

3,281 sq.ft. 0.08 acres

EXISTING ENVELOPE

N88°17'52"W

75.00

BLOCK WALL

FOUNDATION

255 SW 41st STREET • RENTON WA 98057 PHONE (425) 251-0665 FAX (425) 251-0625 toumaengineering@gmail.com

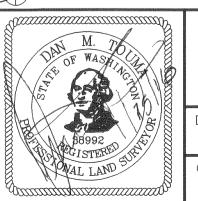
SET 1/2" REBAR

AND CAP #38992

FOUND 2 1/2" BRASS DISK

PUNCH IN CASE (5/14) -

ELEV = 61.41 (NAVD 88)



30.00'

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10143	NE	64TH	ST,	KIRKLAND	WA,	98033
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10143 NE 64TH ST, KIRKLAND WA, 98033					
DWN. BY	DATE	JOB NO.			
DAN T	DECEMBER 2015	955-004-015			
CHKD. BY	SCALE	SHEET			
MHT	1" = 20'	1 OF 1			

DEPARTMENT OF ASSESSMENTS Examined and approved this _____ day of ______, 20

King County Assessor

Deputy Assessor

RECORDING NO. VOL. /PAGE SCALE: 1 inch = 20 ft.

PORTION OF

SW 1/4, SW 1/4 SEC 08, TWN 25 N, R 5 E, W.M

SURVEY NOTES

DATE OF SURVEY: MAY 2014

LEGAL DESCRIPTION

24, IN KING COUNTY, WASHINGTON.

INSTRUMENT: TOPCON GPT 3000W TOTAL STATION

WAC 332-130-090

2 1/2" BRASS DISK IN CASE

ELEVATION = 61.41 (NAVD88)

BASIS OF BEARING: 102ND AVE N.E. (N01°42'08"E)

REFERENCE SURVEYS: RECORDING 20070102900024

LOT 10 AND THE EAST HALF OF LOT 9, BLOCK 2,

FRENCH'S HOMESTEAD VILLA, ACCORDING TO THE PLAT

CB TYPE 1

CB TYPE 2

SET 1/2 REBAR W/CAP #38992

(ROS) RECORD OF SURVEY

___ UTILITY POLE

MAIL BOX

COOC ROCKERY

THEREOF, RECORDED IN VOLUME 20 OF PLATS, PAGE

AT THE INTER OF LAKEVIEW DR

FIELD MEASUREMENTS AND ANGLES

METHOD USED: FIELD TRAVERSE WITH ACTUAL

BENCHMARK: CITY OF KIRKLAND MON #2

& NE 60TH ST



FOUND EXISTING 21.6 Ш REBAR AND CAP AKEVII 20.1 -264950-0115 12 HOLLY

42,08"W

MON IN CASE LOT 1 4,407 sq.ft. 0.10 acres GAS VALVE N01*42'08" (BASIS C MEASURED

V

2ND

ANB8117'52"W

30.00

PLAT DATA

LEGEND

₩ WATER METER

SIGN

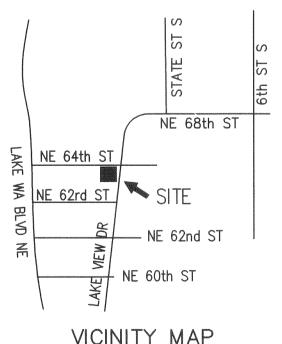
WATER VALVE

CONIFER TREE

DECIDUOUS TREE

FIRE HYDRANT

TOTAL AREA -7,688 sq. ft. (.18 acres) NUMBER OF LOTS - 2 LOTS ZONE - RM 3.6 MULTI FAMILY PARCEL NO. 264950-0095



S88°42'57"E 383.99'